Bop 1

WARRANTY DEED BOOK 10991 PG 470

THIS INDENTURE, made and entered into this 31st day of April, 1998 by and between Thomasino Door & Window Co., Inc., a corporation organized and existing under and by virtue of the laws of the State of Alabama, party of the first part, and M. L. Martin, party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part an undivided one-half interest in and to the following described real estate, situated and being in Antioch, County of Davidson, State of Tennessee:

Being part of Lot No. 2 on the Subdivision of part of Charlton property not of record, described partly according to a survey made by Z. J. Wilkinson, Surveyor, April 8, 1936, as follows:

BEGINNING in the center of Antioch Pike, formerly Mill Creek Valley Pike, at the northwest corner of the property conveyed to Nellie Charlton Nicholson, by deed from Dr. G. W. Charlton, as of record in Book 999, Page 221, Register's Office; being the corner of Lots Nos. 1 and 2 on said unrecorded plan; thence with said Nicholson northwesterly line and with the line between said Lots Nos. 1 and 2 southwesterly 326.2 feet to a stake and post, and continuing with said line, southwesterly 83 feet in all 409.2 feet to an iron pin; thence N. 32 degrees 10 minutes W., 85 feet to an iron pin; thence northeastwardly 72.2 feet to the southeast corner of the property conveyed to Walter G. Brittain by deed from Martha Tyler Charlton Baker, et al of record in Book 3955, page 911, and by deed of correction of record in Book 4123, Page 332, said Register's Office; thence with said Brittain's southeasterly line, northeastwardly 326.4 feet to the center of Antioch Pike; thence with the center of same southeastwardly 90.5 feet to the beginning. BEING the same property conveyed to Milburn L. Martin and wife, Gail Martin, John H. Farrar, William L. Drennon and wife, Shirley Ann Drennon and Anthony L. Thomasino and wife, Carol M. Thomasino by deed from Marion Thurman, Trustee of record in Book 5736, Page 863, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, successors and assigns in fee simple forever.

The said party of the first part hereby covenants with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto they will warrant and defend against the lawful claims of all persons.

Whenever the word "party" is used herein, it shall mean "parties" if there are more than one person referred to and whenever pronouns occur herein, they shall be construed according to their proper gender and number according to the context of this instrument.

IN WITNESS WHEREOF, party of the first part has caused this instrument to be executed by and through its duly authorized officers the day and year first above written.

ATTEST:

Carol M. Thomasino
Its Secretary

THOMASINO DOOR & WINDOW CO., INC.

By: [signature]
Its President

BOOK 10991 PG 471

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

Before me, the undersigned Notary Public in the State and County aforesaid, personally appeared Anthony L. Thomasino with whom I am personally acquainted and who, upon oath, acknowledged himself to be the President of Thomasino Door & Window Co., Inc., the within named bargainor, a corporation, and that he as such President, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such President.

WITNESS my hand and Official Seal at office this 21st day of April, 1998.

Charles Bruce Hathorn

Notary Public

My commission expires: 8-25-01

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, hereby swear or affirm that, to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater $ 93,500.00 which amount is equal to or greater than the amount which the property transferred would command a fair and voluntary sale.

Anthony L. Thomasino

Subscribed and sworn to before me this 21st day of April, 1998.

Charles Bruce Hathorn

Notary Public

Commission Expires: 8-25-01

Property Address: 2121 Antioch Pike, Antioch, TN 37013

Mail tax bills to: Mr. M. L. Martin
2111 Antioch Pike
Antioch, TN 37013

-Map 143
parcel 141

IDENTIF. & REFERENCE

0454836

98 JUN 25 AM 10:01

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5439 06/25 0101 03CHEDK 354.95

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10091 PG 472

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 93500.00
CON TX 345.95
PRFEE 1.00
WDEED 8.00
TOTAL 354.95
CHECK 354.95

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/25/98 01 10:01 0001 5439

0454836
IDENTIF. # REFERENCE

98 JUN 25 AM 10:01
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1311248